



## Retail For Sale

### Property Name:

**Location:** 2757 W. Davison Street  
**City, State:** Detroit, MI  
**Cross Streets:** Lawton Street  
**County:** Wayne  
**Zoning:** B2  
**Year Built:** 1977

|                                   |         |                          |                  |
|-----------------------------------|---------|--------------------------|------------------|
| <b>Total Building Sq. Ft.:</b>    | 1,095   | <b>Property Type:</b>    | Fast Food/Casual |
| <b>Available Sq. Ft.:</b>         | 1,095   | <b>Bldg. Dimensions:</b> | N/A              |
| <b>Min Cont. Sq. Ft.:</b>         | 1,095   | <b>Total Acreage:</b>    | 0.38             |
| <b>Max Cont. Sq. Ft.:</b>         | 1,095   | <b>Land Dimensions:</b>  | 138' X 120'      |
| <b>Ceiling Height:</b>            | 12'     | <b>Parking:</b>          | 30, +/-          |
| <b>Overhead Door(s) / Height:</b> | 0       | <b>Curb Cuts:</b>        | 2                |
| <b>Exterior Construction:</b>     | Masonry | <b>Power:</b>            | 220 Volts        |
| <b>Structural System:</b>         | Steel   | <b>Restrooms:</b>        | Yes              |
| <b>Heating:</b>                   | RTU     | <b>Sprinklers:</b>       | No               |
| <b>Air-Conditioning:</b>          | Yes     | <b>Signage:</b>          | N/A              |
| <b>Basement:</b>                  | No      | <b>Roof:</b>             | N/A              |
| <b>Number of Stories:</b>         | 1       | <b>Floors:</b>           | N/A              |
| <b>Condition:</b>                 | N/A     | <b>Delivery Area:</b>    | Rear of Building |

|                               |                           |                 |                      |                      |                                      |
|-------------------------------|---------------------------|-----------------|----------------------|----------------------|--------------------------------------|
| <b>Population:</b>            | <b>Median HH Income:</b>  | <b>Traffic:</b> | <b>Yr:</b> 2026      | <b>Count:</b> 41,209 | Davison St. SW of Linwood Ave. 2-Way |
| <b>1 Mile:</b> 21,542         | <b>1 Mile:</b> \$49,708   | <b>Yr:</b> 2026 | <b>Count:</b> 40,818 |                      | Davison St. NE of Linwood Ave. 2-Way |
| <b>3 Miles:</b> 98,075        | <b>3 Miles:</b> \$52,449  | <b>Yr:</b> 2026 | <b>Count:</b> 4,950  |                      | Linwood Ave SE of Davison St. 2-Way  |
| <b>5 Miles:</b> 260,507       | <b>5 Miles:</b> \$47,493  | <b>Yr:</b> 2026 | <b>Count:</b> 4,739  |                      | Linwood Ave. NW of Davison St. 2-Way |
| <b>Current Tenant(s):</b> N/A | <b>Major Tenants:</b> N/A |                 |                      |                      |                                      |

|                          |                           |                               |             |
|--------------------------|---------------------------|-------------------------------|-------------|
| <b>Sale Price:</b>       | \$300,000 (\$273.97/sqft) | <b>Improvement Allowance:</b> | N/A         |
| <b>Sale Terms:</b>       | N/A                       | <b>Assessor #:</b>            | N/A         |
| <b>Security Deposit:</b> | N/A                       | <b>Date Available:</b>        | Immediately |
| <b>Options:</b>          | N/A                       |                               |             |
| <b>Taxes:</b>            | \$3,610.88 (2025)         |                               |             |
| <b>TD:</b>               | N/A                       |                               |             |
| <b>Parcel #:</b>         | 10004197.004L             |                               |             |

|                            |                      |
|----------------------------|----------------------|
| <b>Utilities</b>           | <b>Electric:</b> Yes |
| <b>Sanitary Sewer:</b> Yes | <b>Gas:</b> Yes      |
| <b>Storm Sewer:</b> Yes    | <b>Water:</b> Yes    |

**Tenant Responsibilities:** N/A

**Comments:** Former Church's Chicken, walk-in cooler, recently resurfaced parking lot.



**Broker:** SIGNATURE ASSOCIATES

### Agent(s):

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